

Available SF 10,020 SF

Industrial For Lease

Building Size 207,915 SF



Property Name: Commerce Distribution Center
Address: 5986 Slauson Ave, Commerce, CA 90040
Cross Streets: S Eastern Ave/Slauson Ave

Commerce Distribution Center
 2 Dock High Loading Positions
 24' Clearance
 .33/4,000 Sprinkler Calc
 Part of Master Planned Industrial Park
 Professionally Managed; 24/7 Watch Security

Lease Rate/Mo: \$13,026
Lease Rate/SF: \$1.30
Lease Type: NNN / Op. Ex: \$0.225
Available SF: 10,020 SF
Minimum SF: 10,020 SF
Prop Lot Size: POL
Term: Acceptable to Owner
Sale Price: NFS
Sale Price/SF: NFS
Taxes:
Yard: No
Zoning: M2

Sprinklered: Yes
Clear Height: 24'
GL Doors/Dim: 0
DH Doors/Dim: 2
A: 100 V: 277/480 O: 3 W: 4
Construction Type: TILT UP
Const Status/Year Blt: Existing / 1972
Whse HVAC: No
Parking Spaces: 5 / **Ratio:** 0.5:1
Rail Service: No
Specific Use: Warehouse/Distribution

Office SF / #: 770 SF / 4
Restrooms: 2
Office HVAC: Heat & AC
Finished Ofc Mezz: 0 SF
Include In Available: No
Unfinished Mezz: 0 SF
Include In Available: No
Possession: 10/01/26
Vacant: No
To Show: Call broker
Market/Submarket: Commerce/Vernon
APN#: 6332015017

Listing Company: Colliers - El Segundo
Agents: [Mike Foley 310-321-1813](#), [Connor McRae 323-278-3112](#), [Christopher Sheehan, SIOR 310-321-1831](#)
Listing #: 40144848 **Listing Date:** 04/16/2024
Notes: \$0.225 PSF operating expenses. Please verify all information.

FTCF: CB3000N000S000/A0AA



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